

*Corrected

**SUBSTITUTE TRUSTEE'S DEED
INDEXING INSTRUCTIONS**

9/01/05 10:22:25 SS
BK 508 PG 707
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

Lot 74, Sec A, Holly Hills S/D, Desoto Co., MS

**STATE OF MISSISSIPPI
COUNTY OF DeSoto**

*To reflect the correct spelling of
the word Systems in the foreclosing
name

WHEREAS, on the 28th day of November, 2001, Melissa D Szekely, An Unmarried Person, Christopher D Fortune, An Unmarried Person, executed and delivered a certain Deed of Trust unto First American Title, Trustee for Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 1422 at Page 341; and

WHEREAS, on the 28th day of June, 2005 the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau, as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2246 at Page 659; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, advertised the sale of the following described real property by Substituted Trustee's Notice of Sale, dated July 1, 2005 by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the DeSoto County Courthouse and by publishing said Notice in the Desoto Times Today for four (4) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 10th day of August, 2005, between the legal hours of 11 o'clock a.m. and 4 o'clock p.m., at public outcry, to the highest bidder for cash at the east front door of the DeSoto County Courthouse at Hernando, Mississippi; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, did on the 10th day of August, 2005, within legal hours, offer for sale and did sell, to the highest bidder for cash at the east front door of the DeSoto County Courthouse at Hernando, Mississippi the following described real property, to-wit:

Lot 74, Section A, Holly Hills Subdivision, in Section 30, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat Book 10, Pages 34-35, in the office of the Chancery Clerk of DeSoto County, Mississippi.

WHEREAS, at said sale Mortgage Electronic Registration Systems, Inc. was the highest bidder and best bidder, therefore, for the sum of \$84,119.97 and the same was then and there struck off to Mortgage Electronic Registration Systems, Inc. and it was declared the purchaser thereof; and

WHEREAS, everything necessary to be done to have a good and lawful sale was done in accordance with law and the terms of the Deed of Trust; and


NOW THEREFORE, I, Emily Kaye Courteau, Substitute Trustee, for the consideration of \$84,119.97 do hereby convey the above-described property to Mortgage Electronic Registration Systems, Inc.

I convey only such title as is vested in me as Substitute Trustee.

SLC/F05-1083

Melissa Szekely
Deed

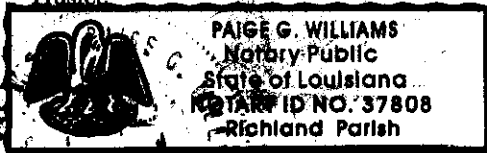
WITNESS MY SIGNATURE, this the 10th day of August, 2005.


EMILY KAYE COURTEAU, SUBSTITUTE TRUSTEE

STATE OF LOUISIANA

PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 10th day of August, 2005, the within named EMILY KAYE COURTEAU, Substitute Trustee, who acknowledged that (s)he executed the above and foregoing instrument of writing, after first having been duly authorized so to do as Substitute Trustee.



NOTARY

AT DEATH
MY COMMISSION EXPIRES

ADDRESSES:

GRANTOR:
EMILY KAYE COURTEAU
2309 OLIVER RD.
MONROE, LA 71201

318-330-9020

GRANTEE:

MERS
P. O. Box 2026
Flint, MI 48501-2026
(888) 679-6377

THIS DOCUMENT WAS PREPARED BY:

MORRIS & ASSOCIATES
2309 OLIVER RD.
MONROE, LA 71201
318-330-9020

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Diane Smith personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times Today, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 4 consecutive times, as follows, to-wit:

SUBSTITUTE TRUSTEES NOTICE OF SALE

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 28th day of November, 2001, Melissa D Szekely, An Unmarried Person, Christopher D Fortune, An Unmarried Person, executed and delivered a certain Deed of Trust unto First American Title, Trustee for Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 1422 at Page 341; and

WHEREAS, on the 28th day of June, 2005, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau, as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2246 at Page 659; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 10th day of August, 2005, I will during legal hours, at public outcry, offer for sale and will sell, at the east front door of the DeSoto County Courthouse at Hernando, Mississippi, for cash to the highest bidder, the following described Land and property situated in DeSoto County, Mississippi, to-wit:

Lot 74, Section A, Holly Hills Subdivision, in Section 30, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat Book 10, Pages 34-35, in the office of the Chancery Clerk of DeSoto County, Mississippi.

I will only convey such title as is vested in me as Substitute Trustee.

WITNESS MY SIGNATURE, this day July 1, 2005.

Emily Kaye Courteau
SUBSTITUTE TRUSTEE

2309 OLIVER ROAD
MONROE, LA 71201

(318) 330-9020
SLC/P05-1063

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Volume No. 110 on the 3 day of Aug., 2005

Volume No. _____ on the _____ day of _____, 2005

Diane Smith

Sworn to and subscribed before me, this 3 day of Aug., 2005

B. Judy H. Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE

MY COMMISSION EXPIRES: JANUARY 16, 2009

BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED

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